

Auburn Pointe moves in



Mike Hutmacher/The Wichita Eagle

Angela Springer, leasing manager for Occidental Management, says her company has big plans for its new center at 135th West and Maple.

Occidental Management signs on four tenants at center next to Dillons at 135th West and Maple

BY BILL WILSON
The Wichita Eagle

Occidental Management's newest retail center is a month away from opening on Wichita's west side.

Auburn Pointe, a 26,000-square-foot Tuscan-style shopping center alongside Dillons at 135th West and Maple, will open in mid-October.

Four tenants have signed on, including two restaurants, said Angela Springer, Occidental's leasing manager.

The tenants are a Chinese restaurant scheduled to open in early December, an unnamed nail salon, a Great Clips operated by Shear Energy and a Subway sandwich shop.

Occidental's plan is to tap into the demographic that drew Dillons and

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Angela Springer, Occidental's leasing manager

Walgreens to the rapidly growing area near Auburn Hills Golf Course.

"It's an excellent demographic, the second-best ZIP code in town," Springer said.

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Those homes were the lure for Earl Wood, who hopes to open his latest Subway store around Nov. 1, and Amy Zou, one of the restaurant's operators.

"It's a very rapidly developing area, and we're developing as well,"

Wood said. "Everything else is moving that way, and it'll keep moving that way."

The center, which will share a parking lot with Dillons, has targeted a variety of other tenants, including a tanning salon, bar and grill and financial services, Springer said.

Available spaces start at 1,600 square feet, but national retailers are being sought and could affect the total number of storefronts, Springer said.

Auburn Pointe is one example of bringing retail and services closer to homes, said Dan Unruh of InSite Real Estate Group, a west-side

developer.

"What you're seeing are developers bringing more neighborhood, rather than regional, centers to these neighborhoods," he said.

"That's an area with a good demographic, but there's a fundamental difference between the traffic patterns there than at 21st and Maize, where you've got the regional draw of the big boxes."

Spangenberg Phillips is the project architect. Sauerwein Construction is the project contractor.

Occidental, which is also opening the Spring Creek retail center in Derby, "always has an eye for new development" in the greater Wichita area, Springer said.

"If it's the right location and the right demographic, we'll be there," she said.

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